

058.C

0001

0509.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

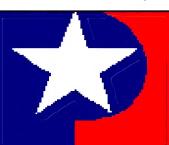
518,900 / 518,900

USE VALUE:

518,900 / 518,900

ASSESSED:

518,900 / 518,900



PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
1		WATERMILL PL, ARLINGTON

OWNERSHIP	Unit #:	509
Owner 1: LUDWIG SUSAN B/TRUSTEE		
Owner 2: SUSAN B LUDWIG LIVING TRUST		
Owner 3:		
Street 1: 1 WATERMILL PL #509		
Street 2:		
Twn/City: ARLINGTON		
St/Prov: MA	Cntry:	Own Occ: Y
Postal: 02476		Type:

PREVIOUS OWNER

Owner 1: LUDWIG SUSAN B -	
Owner 2: -	
Street 1: 1 WATERMILL PL #509	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry:
Postal: 02476	

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1988, having primarily Brick Veneer Exterior and 1040 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 4 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R7	APTS MED		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0		Sq. Ft.	Site		0	0.	0.00	6040																

Total AC/HA: 0.00000

Total SF/SM: 0

Parcel LUC: 102

Condo

Prime NB Desc: CONDO

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

!5162!

PRINT

Date 12/10/20 Time 20:05:21

LAST REV

Date 10/05/17 Time 17:51:20

danam

5162

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH											
Type: 7	- Condo Garden			Full Bath: 1	Rating: Good			Building Number 1.															
Sty Ht: 1	- 1 Story			A Bath:	Rating:																		
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:																		
Foundation: 1	- Concrete			A 3QBth:	Rating:																		
Frame: 1	- Wood			1/2 Bath: 1	Rating: Average																		
Prime Wall: 8	- Brick Veneer			A HBth:	Rating:																		
Sec Wall: 6	- Stucco 10%			OthrFix:	Rating:																		
Roof Struct: 4	- Flat			OTHER FEATURES																			
Roof Cover: 4	- Tar & Gravel			Kits: 1	Rating: Good																		
Color: BRICK				A Kits:	Rating:																		
View / Desir: N	- NONE			Frl:	Rating:																		
GENERAL INFORMATION				WSFlue:	Rating:																		
Grade: C	- Average			CONDOS INFORMATION																			
Year Blt: 1988	Eff Yr Blt:			Location: F	- Front																		
Alt LUC:	Alt %:			Total Units:																			
Jurisdict:	Fact: .			Floor: 5	- 5th Floor																		
Const Mod:				% Own: 0.904900014																			
Lump Sum Adj:				Name: 25	- 6040																		
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN											
Avg Ht/FL: STD				Phys Cond: GD	- Good			14. %					No Unit	RMS	BRS	FL							
Prim Int Wall: 1	- Drywall			Functional:				%					1	4	2	0							
Sec Int Wall:				Economic:				%															
Partition: T	- Typical			Special:				%															
Prim Floors: 4	- Carpet			Override:				%															
Sec Floors:				Total:	14.9 %																		
Bsmnt Flr: 12	- Concrete			CALC SUMMARY				COMPARABLE SALES				SUB AREA				SUB AREA DETAIL							
Subfloor:				Basic \$ / SQ:	320.00			Rate	Parcel ID	Typ	Date	Sale Price	Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
Bsmnt Gar: 1				Size Adj.: 1.07692313									GLA	Gross Liv Ar	1,040	336.540	350,002						
Electric: 3	- Typical			Const Adj.: 0.97656715																			
Insulation: 2	- Typical			Adj \$ / SQ: 336.540																			
Int vs Ext: S				Other Features: 43364																			
Heat Fuel: 3	- Electric			Grade Factor: 1.00																			
Heat Type: 6	- Elec Base/B			NBHD Inf: 1.54999995																			
# Heat Sys: 1				NBHD Mod:																			
% Heated: 100				LUC Factor: 1.00																			
Solar HW: NO				Adj Total: 609717																			
% Com Wall				Depreciation: 90848																			
				Depreciated Total: 518869																			
MOBILE HOME				Make:				Model:				Serial #:				Year:				Color:			
SPEC FEATURES/YARD ITEMS				PARCEL ID 058.C-0001-0509.0												IMAGE							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value					
More: N	Total Yard Items:				Total Special Features:				Total:														